

St. Albans Township Zoning Commission

December 11, 2023 Regular Meeting

Present: Pam, Dave, Carolyn, Greg, Mary and Mike

Pam called the meeting to order at 7:00 and led the Pledge of Allegiance.

Mike moved and Dave 2nd to accept Nov minutes with info added, motion passed.

Woody and Jim and Stephanie all had prior commitments so not able to attend.

Pam hasn't heard anything about the landscaping review from Strategic Neighborhood yet.

Pam is hoping to have an interim township code that might address present issues. Mike thinks we need something specific to our area. Mary will contact Ohio Township Assoc. to see if they have anything that would be helpful. Mike asked about what other developing townships and what they have.

Industrial Solar info meeting - comment cards were reviewed and no one was in favor of solar farms. Pam brought Liberty Twp resolution that can be used as an example for exclusion. David said Wesleyan Church and Watkins has been leased for solar (Cooper farm). Mike thinks we need to move forward since we've had public meetings but need to have public hearing to recommend to the trustees then trustees take it to county commissioners for large farms. Mike moved and Carolyn 2nd to have public hearing about both large and small solar farms Jan 11 at 7PM - motion passed.

Dave moved and Greg 2nd we schedule our organizational meeting 1/4/24 followed by our regular meeting, motion passed.

Mary brought Advocate article of about Jersey Twp. 12/4 Approved Revitalization Zone to encourage development - 15 liquor permits to be issued without needing to go to the ballot. Industrial mfg, tech mfg and retail along 310, abuts up to St Albans Twp, rather than losing Jersey Twp to annexation since area is laid out under ORC.

Pam suggested we need to look at permitted and conditionally permitted uses since it's been so long - maybe first quarter of 2024.

Sarah asked about ORC 349.01 New Community Organization Definitions language.

Greg asked about new info about asphalt plants. 11/20 Licking County Planning Commission hearing voted it down unanimously and put back in FEMA's hands - that area needs cleaned up and they will be watching.

Southwest Licking Water General Griffin area in design stage - commissioners already gave SW Licking authority.

Trustees meeting 12/12 and records retention meeting 12/28/23 5:45 and year end meeting to follow.

Dave moved and Mike 2nd to adjourn at 8:15.